



**58 MacLeay Street,
Turner ACT 2612, Australia**

Market: Australian Capital Territory Submarket: Turner

Submarket Score **66** 3 Bed 2 Bath 6 Guests



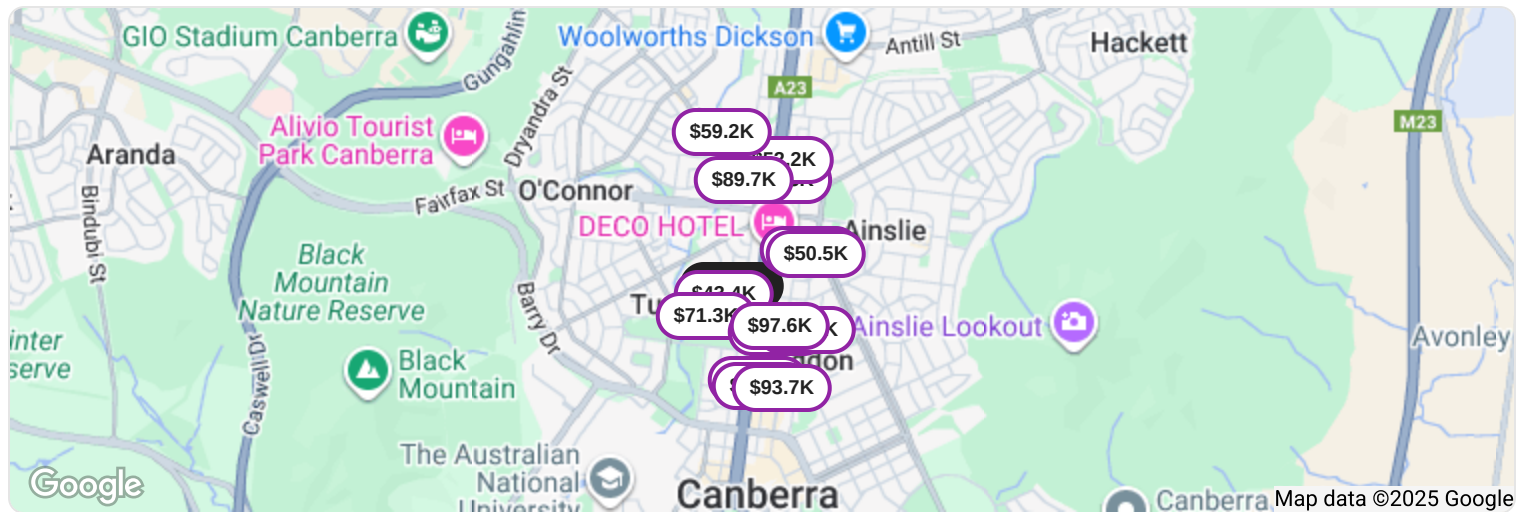
Operating Expenses	\$31.3K
Net Operating Income	\$42.4K
Cap Rate	---

\$73.7K Projected Revenue	68% Occupancy	\$297 Average Daily Rate	High Confidence Score
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Comparable short-term rental listings Default Comps

Title	Bedrooms	Baths	Revenue Potential	Days Available	Revenue	Occupancy	ADR
Charming 3BR Turner Home Near Canberra Centre	3	2	\$56.9K	214	\$43.4K	70%	\$291
New Modern Townhouse w 2 Parkings near CITY	3	2	\$88K	289	\$71.3K	82%	\$300
Duplex 3B2B apt in Braddon CITY Free WIFI Parking	3	2	\$45.4K	149	\$38.7K	77%	\$336
The Braddon Classic - a spacious two-story home	3	2	\$43.4K	255	\$34.7K	37%	\$368
3BR Modern Apt Prime Location 7 Mins to CBD!	3	2	\$66.9K	365	\$66.9K	59%	\$311
Chic 3-Bed in Central with Pool, Sauna and Gym	3	2	\$92.8K	321	\$79.3K	62%	\$400
Plush Penthouse Midnight Braddon	3	2	\$40.1K	139	\$36.5K	50%	\$529
3BR Braddon Flat, 8 mins walk to CBD	3	2	\$93.7K	365	\$93.7K	75%	\$341
3BR Broadview New Apartment In Dickson	3	2	\$61K	281	\$43K	68%	\$225
3BR Broadview New Apartment In Dickson	3	2	\$71.8K	282	\$52.2K	67%	\$276
Captivating 3BR/2BA APT close to Dickson Shopping!	3	2	\$64.9K	327	\$59.2K	61%	\$294
Beautiful Home just minutes walk from the city.	3	1.5	\$71.6K	262	\$50.5K	77%	\$248

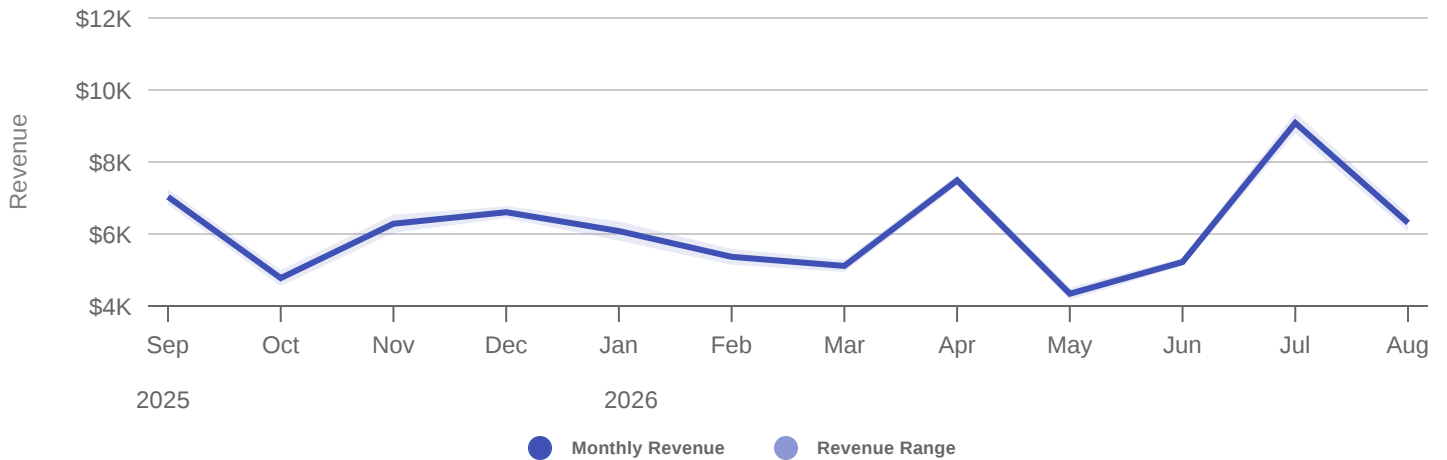
+ 2 additional listings in comp set



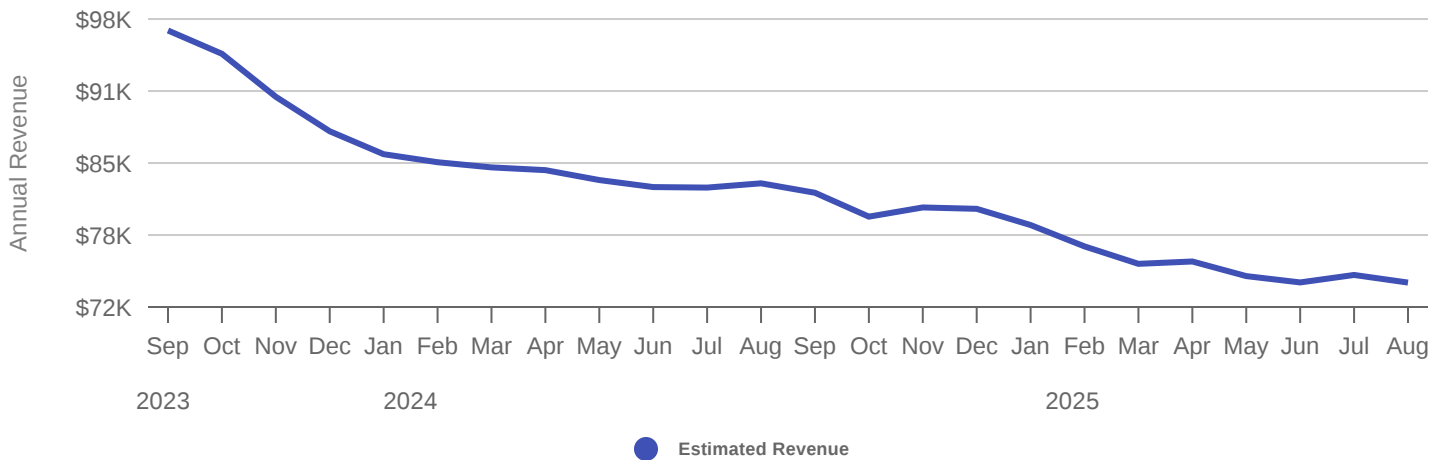
Comparable short-term rental amenities

Air Conditioning	86%	Parking	100%
Dryer	64%	Pool	29%
Heating	93%	Cable TV	79%
Hot Tub	0%	Washer	100%
Kitchen	100%	Wireless Internet	100%

What is the projected monthly revenue over the next year?



How has the annual projected revenue changed over time?



How does the revenue calculator work?

When an address is entered, a list of comparable short-term rentals is compiled and an index is created based on relevance. The more similar a property, the more weight it has on the calculation. It also factors in market-wide metrics such as seasonality, rental demand, and revenue growth.

How are the financial numbers determined?

After the projected revenue is created, we use that amount to generate common expenses associated with running a short term rental. The operating expenses include items such as HOA fees and taxes. The net operating income is calculated by removing the operating expenses from the projected revenue and the cap rate is telling you how much this property can yield.

